

50-1-25C

2620

46-19

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS,

025219

That CECILE L. LANDRY, of Waterville, in the County of Kennebec, and State of Maine, in consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by DONALD L. BIZIER, of Waterville, in the County of Kennebec, and State of Maine, the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and convey, unto the said DONALD L. BIZIER, his assigns forever,

A certain lot or parcel of land situated in Waterville, in the County of Kennebec and State of Maine, and further bounded and described as follows, to wit:

NO TRANSFER
TAX PAID

Being Lot #31 on plan entitled "Academy Acres", dated June 25, 1957, by R. G. Knowlton, C.E.

The above lot is subject to restrictions number I-IX inclusive, which will be binding upon the said Grantee, and described in the Warranty Deed from Ursuline Vice Provincialate to Harold A. Labbe et al dated April 14, 1961, and recorded in the Kennebec County Registry of Deeds in Book 1220, Page 470.

The within Grantor hereby reserves a life estate in the within described property for the term of hers and her husband's, Paul H. Landry's, life and for an additional period of six (6) months in behalf of her husband, Paul H. Landry, in the event that Paul Landry survives the within Grantor.

THIS CONVEYANCE IS MADE UPON THE EXPRESS CONDITION THAT DONALD L. BIZIER SHALL NOT UNDER ANY CIRCUMSTANCES NEGOTIATE TO SELL, CONTRACT TO SELL OR CONVEY THE WITHIN DESCRIBED PREMISES IN THE ABSENCE OF THE WRITTEN CONSENT OF LIONEL GIGUERE OR UPON THE DECEASE OF LIONEL GIGUERE, THE WRITTEN CONSENT OF EDWARD ROY, IF HE BE ALIVE.

Meaning and intending hereby to convey the premises acquired by the within Grantor by deed of Cecile L. Landry et ux dated June 10, 1987, and recorded in the Kennebec County Registry of Deeds in Book 3168, Page 221.

To have and to hold the aforegranted and bargained premises with all the privileges and appurtenances thereof to the said DONALD L. BIZIER, his heirs and assigns, to his and their use and behoof forever.

And I do covenant with the said Grantee, his heirs and assigns, that I am lawfully seized in fee of the premises; that they are free of all encumbrances: EXCEPT AS AFORESAID; that I have good right to sell and convey the same to the said Grantee to hold as aforesaid; and that my heirs and I shall and will Warrant and Defend the same to the said Grantee, his heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, I, the said CECILE L. LANDRY, joining in this deed as Grantor, and relinquishing and conveying all right by descent and all other rights in the above described premises, have hereunto set my hand and seal this 25th day of October, in the year of our Lord one thousand nine hundred and ninety-one.

Signed, Sealed and Delivered
in the presence of:

Donald L. Bizier

Cecile L. Landry
Cecile L. Landry

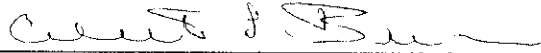
46-19

STATE OF MAINE
KENNEBEC, SS.

Dated: October 25, 1991

Personally appeared the above named **CECILE L. LANDRY** and acknowledged the above instrument to be her free act and deed.

Before me,



Notary Public

Print Name:

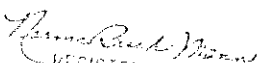
My Commission Expires:



ALBERT L. BERNIER
NOTARY PUBLIC, MAINE
MY COMMISSION EXPIRES DECEMBER 17, 1996

RECEIVED KENNEBEC SS.

1991 OCT 31 AM 9:00

ATTEST: 
REGISTER OF DEEDS